

Property Committee Meeting Minutes
09/20/11 5:00 p.m.

The meeting was called to order by Chairman Renner at 5:00 p.m.

The meeting was properly announced.

Present: Kotlowski, Renner, Allen and Djumadi. Excused, Miller. Also present: Price, Hamman, Grosshuesch, Sebastiani, Casebeer, and Phillippi.

Motioned by Kotlowski/Djumadi to approve the agenda. Motion carried by unanimous voice vote. Discuss and/or act on the change orders as it relates to the Health & Human Services' project and modifications if necessary to the project, financial statements, Ayres draws; dollar allocation.

Phillippi explained to the committee that in April there were changes made to the initial project.

The committee removed the:

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|---------------------|------------|-------------------|
| • Holt renovation | (\$69,600) | |
| • Unisex bathroom | (\$14,400) | |
| • Alarm system | (\$2,400) | |
| • ½ of sign project | (\$2,750) | |
| • Heating/AC of | (\$85,000) | Total (\$174,150) |
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The committee added:

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|----------------------------------|-----------|-----------------|
| • Heating/AC of | \$135,000 | |
| • Duct cleaning approx | \$8,000 | |
| • Insulation removal/replacement | \$35,000 | Total \$178,000 |
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The difference is (\$3,850)

All of these changes were included in the initial specs prior to advertising for bids.

The budgeted allocation was \$735,000

- Ayres cost (\$45,900)
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Balance remaining \$689,100

Altmann Construction bid \$676,800

Leaving \$12,300

(\$3,850)

Ending contingency of \$8,450

There were two significant change orders:

- \$21,724.72 install roof curbs, foam insulation
- \$10,779.00 repair truss, fascia lateral bracing

Much discussion transpired related to cuts in the project. A storage/records room could leave existing vinyl in it rather than carpeting, to reduce some cost; however Casebeer indicated the carpet had already been purchased. The potential of not consolidating the exhaust duct system was discussed. Larson suggestion eliminating the installation – replacing (2) two of the (10) furnaces.

Price wondered if the committee would consider spending more than the \$735,000. He suggested he had funds he may be able to use.

Phillippi commented that the use of fund balance could cause an overage in his department budget if there were individuals institutionalized. The committee was not in favor of exceeding the allotted \$735,000.

Ellen Casebeer submitted the following cost cutting changes:

- 1) If all casework (cabinets/countertops) are eliminated from the project DEDUCT: (\$ 9,000.00)

NOTE: If this above change is approved, COR #4 would change to \$2,274.80, representing a further cost savings of DEDUCT: (\$ 467.71)

- 2) Void change order request #8 to change from carpet to Forbo eternal wood flooring in rooms 103/137 and 210 DEDUCT: (\$ 2,990.00)

- 3) If the County would like to use the Huber inmates to grade, seed and mulch the lawn areas that have been disturbed DEDUCT: (\$ 1,700.00)

- 4) If the card reader system would be stopped at this point, the credit would be DEDUCT: (\$10,500.00)

NOTE: The panel equipment and power supplies have been installed. This equipment was powered up, programmed and tested. It cannot be returned.

- 5) If the remaining painting is completed using Huber inmates, I would anticipate a possible credit of about \$5,000.00.

Motioned by Djumadi/Allen to accept cost cutting changes items 1 thru 4 in the amount of \$24,657.17 and to place the reception area on hold. Motion carried by unanimous voice vote.

Hamman informed the committee that the AC units had been evacuated and they belonged to the county. He asked if the committee wanted to keep them and recycle the copper and see what could be salvaged to recoup some dollars. The committee requested to hold on to them for now.

Grosshuesch informed the committee she had been in contact with the insurance company on the vehicle damage to the Holt area. The insurance company didn't like the cost associated. Requesting that prevailing wage be removed. The committee was not in agreement.

Motioned by Allen/Kotlowski to adjournment at 6:58 p.m. Motion carried by unanimous voice vote.

Respectfully Submitted

Cindy Phillippi
Recording Secretary